

THE STRAND

177 MAIN ST | NEW BRITAIN, CT 06051

AVAILABLE 992 SF

ANCHORED BY



PROPERTY INFORMATION

- 101-unit mixed-use development with 3,690 SF of ground-floor retail/restaurant space
- Adjacent to the New Britain CT fastrak station with easy access to Routes 9 and 72

SPACE DETAILS

- Available 992 SF

AREA DEMOGRAPHICS

2025 DEMOGRAPHICS	1 MILE	3 MILE	5 MILE
POPULATION	5,243	50,996	131,933
MEDIAN HH INC	\$131,131	\$113,681	\$105,826
AVERAGE HH INC	\$159,390	\$140,889	\$129,404



www.CharterRealty.com

FOR MORE INFORMATION CONTACT:

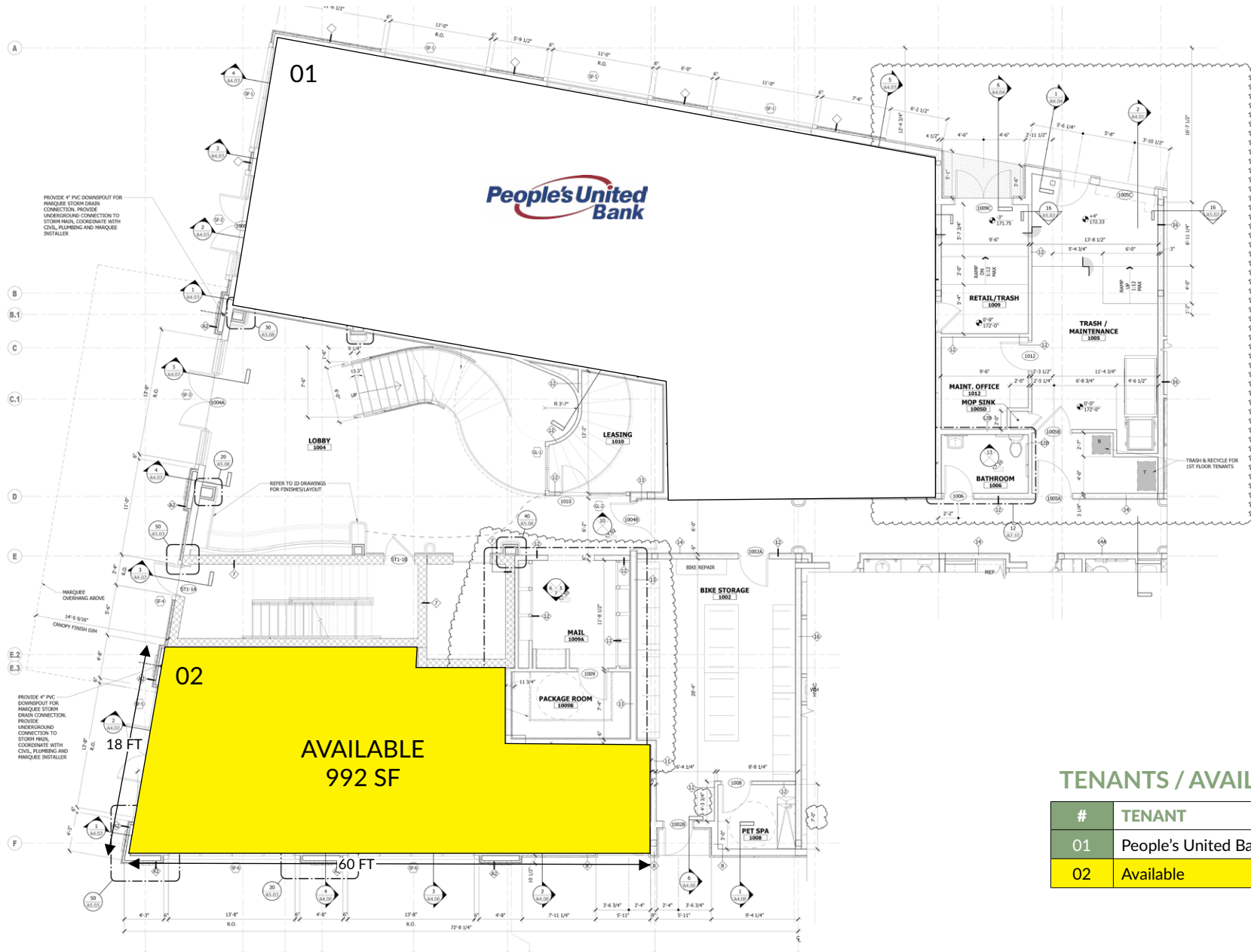
KERRY WOOD

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TENANTS / AVAILABILITY

#	TENANT	SF
01	People's United Bank	2,700
02	Available	992



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TRADE AREA DEMOGRAPHICS

1 MILE RADIUS:



Total Population: 30,023

Households: 12,279

Daytime Population: 21,868

Median Age: 35.5



Average Household Income: \$61,594

Median Household Income: \$48,170

3 MILE RADIUS:



Total Population: 92,112

Households: 36,327

Daytime Population: 62,696

Median Age: 37.1



Average Household Income: \$89,866

Median Household Income: \$72,901

5 MILE RADIUS:



Total Population: 166,185

Households: 67,471

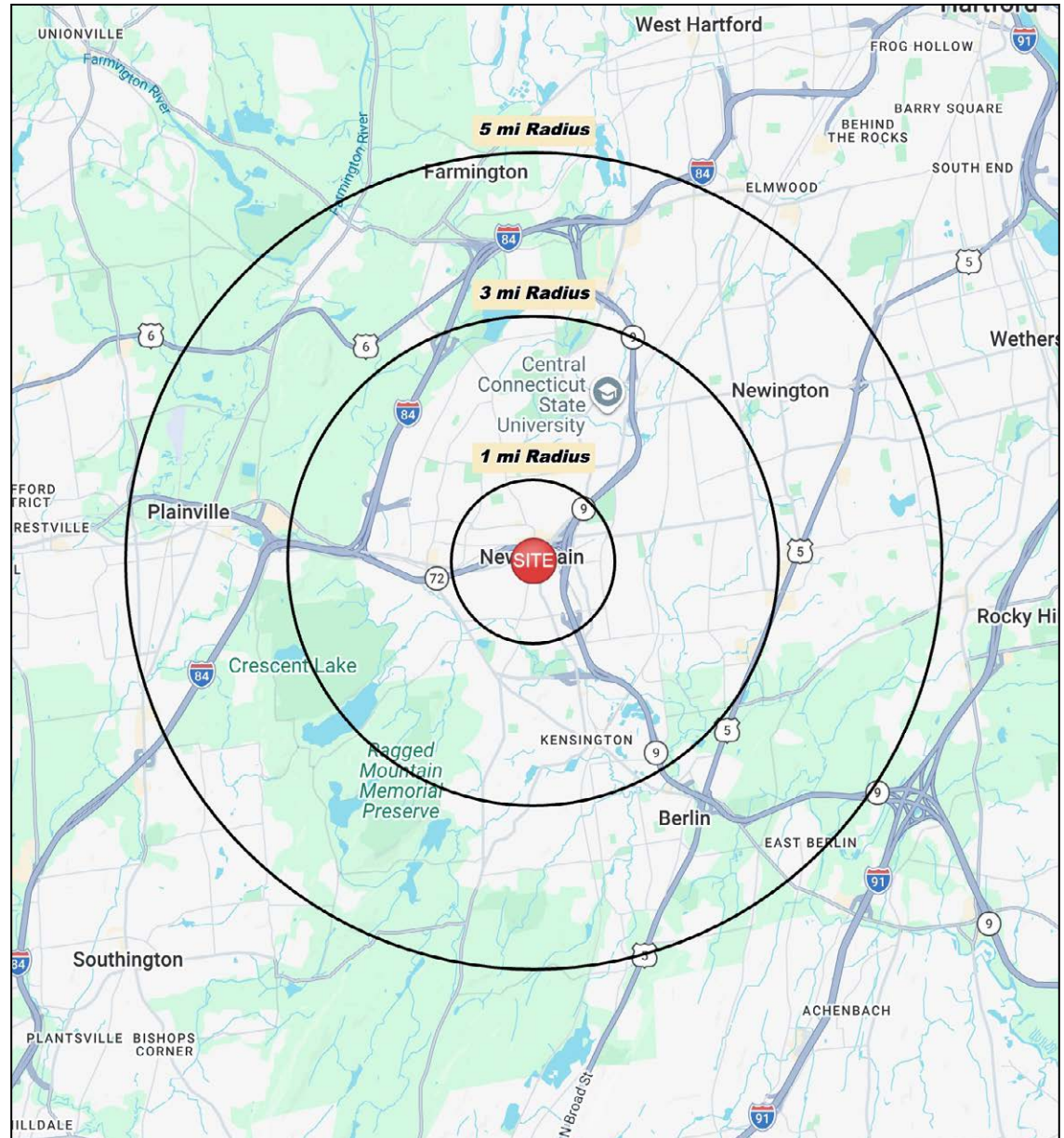
Daytime Population: 132,350

Median Age: 39.0



Average Household Income: \$112,488

Median Household Income: \$90,097



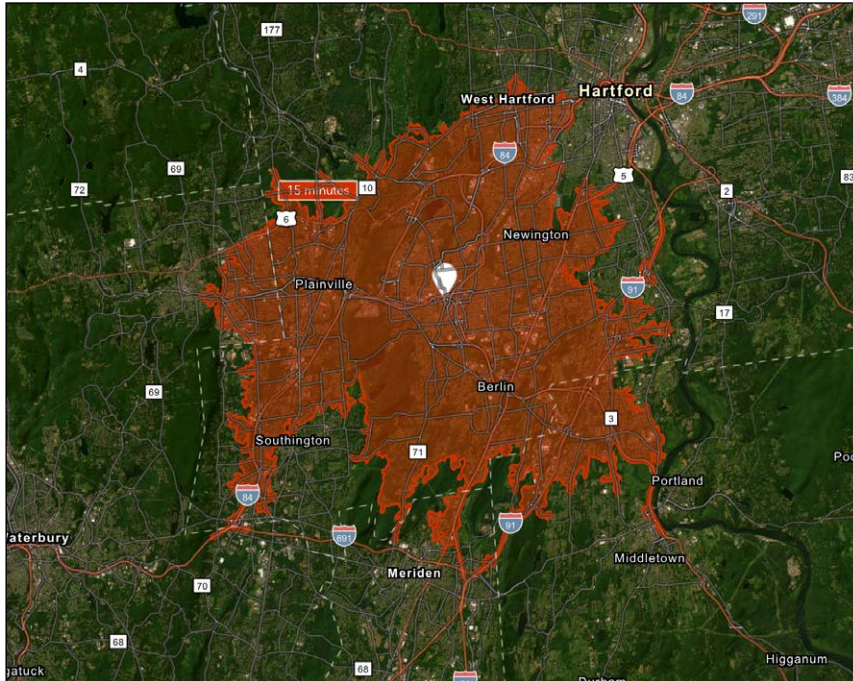
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15 MINUTE DRIVE TIME



KEY FACTS

269,417

Population

\$86,134

Median Household Income

41.1

Median Age

295,187

Daytime Population

TAPESTRY SEGMENTS

City Greens

15,200 households

Socioeconomic Traits

Residents in this segment are educated, dual-income earners living in metro areas. They own older homes, often single-family or attached, with low vacancies despite above-average rents and moderate home values.

Household Types

Married couples; singles living alone

Typical Housing

Single Family

Fresh Ambitions

10,900 households

Socioeconomic Traits

Found in the Mid-Atlantic and Pacific regions, these urban communities include large families and young children. Residents work service jobs, earn modest incomes, and often face high rental burdens despite lower-than-average rents.

Household Types

Single parents and married or cohabiting couples

Typical Housing

Multi-Units

Savvy Suburbanites

10,600 households

Socioeconomic Traits

Concentrated in New England and Mid-Atlantic suburbs, these mostly owner-occupied, single-family homes house professional families with children. Combined incomes and investments place households in middle to upper tiers with high net worth.

Household Types

Married couples

Typical Housing

Single Family

TOTAL RETAIL SALES

Includes F&B



\$2,964,522,795

EDUCATION

Bachelor's Degree or Higher



39%

OWNER OCCUPIED HOME VALUE

Average



\$384,247

ANNUAL HOUSEHOLD SPENDING

\$4,019

Eating Out

\$2,434

Apparel & Services

\$7,137

Groceries

\$228

Computer & Hardware

\$7,455

Health Care



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